

WARRANTY DEED

013621

KNOW ALL MEN BY THESE PRESENTS,

TRANSFER
TAX
PAID

That **ROBERT A. ROSENTHAL** of Waterville, in the County of Kennebec and State of Maine, and **ARLYNE R. SACKS** of Auburn, in the County of Androscoggin and State of Maine, as Personal Representatives of the estate of Lewis J. Rosenthal, late of Waterville, in the County of Kennebec, and State of Maine, in consideration of ONE DOLLAR (\$1.00) and other valuable considerations, paid by **OLLIE A. HOOD** of Troy, in the County of Pike and State of Alabama, the receipt whereof we do hereby acknowledge, do hereby give, grant, bargain, sell and convey, unto the said **OLLIE A. HOOD**, his heirs and assigns forever,

A certain lot or parcel of land situated on Roosevelt Avenue, in said Waterville, and bounded and described as follows, to wit:

The easterly one half of Lot #80 (as bisected by a line drawn from north to south) as shown on a plan and profile of Roosevelt Avenue from Hillcrest Extension to North Street, made by E. B. Coffin, C.E., and recorded in Kennebec Registry of Deeds, Plan Book 11, Pages 26 and 27. Said easterly one half of Lot #80 adjoins next westerly to Lot #79 now owned by the George D. Farnham and Nettie I. Farnham.

The half lot described in this deed adjoins Lot #79 as delineated on the aforesaid plan, which lot was conveyed by Lewis J. Rosenthal to George D. Farnham and Nettie I. Farnham by deed dated June 20, 1940, and recorded in the Kennebec County Registry of Deeds in Book 766, Page 267. The half lot described in this deed and Lot #79 shall be deemed to constitute one lot subject to the restrictive covenants running with the land described in the aforesaid deed from Lewis J. Rosenthal to George D. Farnham et ux.

To have and to hold the aforegranted and bargained premises with all the privileges and appurtenances thereof to the said **OLLIE A. HOOD**, his heirs and assigns, to his and their use and behoof forever.

And we do covenant with the said Grantee, his heirs and assigns, that we are lawfully seized in fee of the premises; that they are free of all encumbrances; that we have good right to sell and convey the same to the said Grantee to hold as aforesaid; and that we and our heirs shall and will Warrant and Defend the same to the said Grantee, his heirs and assigns forever, against the lawful claims and demands of all persons.

In Witness Whereof, we the said **ROBERT A. ROSENTHAL** and **ARLYNE R. SACKS**, Personal Representatives of the estate of the late Lewis J. Rosenthal, have

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hereunto set our hands and seals this 7th day of June, in the year of our Lord one thousand nine hundred and eighty-nine.

Signed, Sealed and Delivered
in the presence of:

Natalie P. Bragg

Robert A. Rosenthal
Robert A. Rosenthal
Personal Representative of the Estate
of Lewis J. Rosenthal

(to both)

Arlyne R. Sacks
Arlyne R. Sacks
Personal Representative of the Estate
of Lewis J. Rosenthal

STATE OF MAINE
KENNEBEC, ss.

Dated: June 7, 1989

Personally appeared the above named **ROBERT A. ROSENTHAL** and **ARLYNE R. SACKS**, as Personal Representatives of the estate of the late Lewis J. Rosenthal and acknowledged the above instrument to be their free act and deed.

Before me,

Natalie P. Bragg
Notary Public
Print Name: Natalie P. Bragg
My Commission Expires: 12-18-94



RECEIVED KENNEBEC SS.

1989 JUN 28 AM 9:00

WITEST: Norman Paul Meade
REGISTER OF DEEDS